

Issue Date: April 2014

STATE AGRICULTURE DEVELOPMENT COMMITTEE

RESTRICTED SALE INFORMATION

Address: 38 Orchard Road  
Block/Lot: 32/3, 40.01/3  
Township: East Amwell County: Hunterdon  
State: New Jersey

Grantor: Estates of J&B Sowsian & Sowsian K.

Grantee: Travelling Butcher LLC

Deed Date: 5/23/13 Book: 2310 Page: 735 & 752  
Sale Price: \$1,225,000 Per Acre: \$8,277 /Acre

Total Acres: 148.8 Acres

Site Improvements:

Residential Opportunity: 1 Existing dwelling

Building Improvements: Existing dwelling in poor condition

Restrictions: Farmland Preservation Easement

Expected Future Use: Agricultural

Remarks: This property is currently under one deed of easement. Property sold in two deeds for \$612,500 each. It is believed to be one transaction. Block 40.01 Lot 3.02 (6+ acres) also sold the same day for \$275,000 between the two above parties in a separate deed, but this property was never a part of the preservation. Property has 19% prime soils, 81% statewide importance. Property appears to be 90% tillable.

Verification: Paul Burns, SADC

INFORMATION BELIEVED TO BE ACCURATE BUT IS NOT GUARANTEED.